



Lisa Davis, CRS, GRI, RRS
Associate Broker



www.enchantedtaos.com

Prudential Taos Real Estate
 314 A Paseo del Pueblo Norte
 Taos, New Mexico 87571
 Office Phone: 800-530-8899 ext 220
 Mobile: 575-770-2983
 Email: lisa@enchantedtaos.com

Taos Real Estate News

It's a New Year! ~ Winter 2010

"Do business with the people who are STILL doing the business!"

Lisa Davis ~ Top Producer 2009

Well...yes, effects from the recession were evident here in Taos but we still had a pretty good year in 2009. Things are already looking good for 2010. We have had decent snowfall and lots of skiers and snowboarders are in town. The holidays were action packed and fun-filled as usual here in Taos. I hope all of you had a wonderful holiday season and wish you a great 2010!

Prudential Taos Real Estate was again number one by far in the entire market, with 18% of the total market share, second place had 13%! **#1** in Total MLS Market Units and Volume, **#1** in Total MLS Listing Units, Buyer Units, Listing Sales Volume and Buyer Sales Volume!

297 Total MLS Units sold in 2009 compared to 341 in 2008.

Sales Volume for the Total MLS in 2009 was \$73,951,260, down from \$99,970,596 in 2008.

Note: All data below is excluding Angel Fire, Eagles Nest Black Lake, Red River, Chama, and "Other" from MLS statistics

2009 Market Statistics:

Residential Single Family (excluding manufactured homes.)

UNITS SOLD: 145 Units Sold (166 in 2008 and 384 in 2007)
AVERAGE SALES PRICE: \$331,117 (\$387,300 in 2008 and \$395,737 in 2007)

Condominiums

UNITS SOLD: 56 Units Sold (49 in 2008 and 102 in 2007)
AVERAGE SALES PRICE: \$273,896 (\$288,311 in 2008 and \$279,113 in 2007)

Residential Land - Less than 5 Acres:

UNITS SOLD: 54 Units Sold (64 in 2008 and 91 in 2007)
AVERAGE SALES PRICE: \$80,081 (\$104,755 in 2008 and \$123,832 in 2007)

Residential Land - 5 to 10 Acres:

UNITS SOLD: 9 Unit Sold (15 in 2008 and 23 in 2007)
AVERAGE SALES PRICE: \$86,883 (\$113,853 in 2008 and \$127,741 in 2007)

Residential Land - More than 10 Acres:

UNITS SOLD: 15 Units Sold (21 in 2008 and 21 in 2007)
AVERAGE SALES PRICE: \$122,920 (\$284,139 in 2008 and \$193,733 in 2007)

See Some Great Properties For Sale on Page 2



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BORDERS PUEBLO LAND!
1940 sq ft. 3 bdrms, 2.5 baths, 2 acres
MLS 87441 \$449,000



CUSTOM ADOBE IN SECO
3160 sq ft. 3 bdrms, office, 2 ba, 1acre
MLS 88066 \$799,000



AFFORDABLE WIEMER!
1970 sq.ft. 3 bdrms, 3 baths, 1.45 acres
MLS 88120 \$439,900



HOUSE, 3 CAR GARAGE & SHOP
1647 sq ft. 3 bdrms, 1.5 baths, 1acre
MLS 88173 \$275,000



"GREEN" CABIN IN THE WOODS
868 sq ft, 1 bdrm, 1 bath. 1.8 acres
MLS 88059 \$175,000



ADOBE CONSTRUCTION
2100 sq ft, 2 bdrm, 2 ba, office, 1.1acre
MLS 88013 \$329,900



RESTORED DAIRY BARN
3851 sq ft, 5 bdrms, 2.5 ba, 1.75 acres
MLS 84903 \$479,000



BEAUTIFULLY RESTORED ADOBE
2843 sq ft, 4 bdrms, 2 ba. .31 acres
MLS 87602 \$745,000



CANON ESTATE
4325 sq ft, 6 bdrms, 6 ba, 4.4 acres, pool.
MLS 88170 \$1,445,000

**Get all the details for these properties at:
www.enchantedtaos.com**